

12.00 in

12.00 in

SWARA[®]
BUILDING HARMONY

brim.co.in

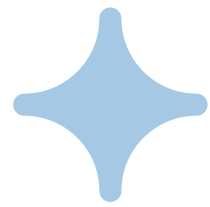


REBIRTH OF
the legacy at Naranpura



WHERE *commitment*
BUILDS CONFIDENCE

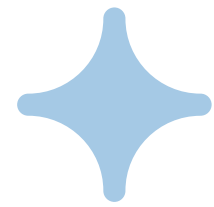
At SWARA Group, we believe in building more than structures, we build trust. Based in Ahmedabad, we specialize in large-scale redevelopment, focusing on quality, timely delivery and thoughtful detailing. Every project we create respects legacy while shaping future-ready homes for generations to come.



tradition of HERITAGE

tradition

Once known for its vibrant Garba celebrations, this place has always held cultural importance. Many who got famous from here, still retain their homes, reflecting a deep respect for roots, memories and the lasting value of legacy.



This project represents the evolution of an earlier residential development into a thoughtfully designed, future-ready landmark. As lifestyles evolved and expectations from homes grew, reconstruction became the natural way forward.

reimagined LIVING

This redesign serves to curate the optimal living experience. It re-envision the core dimensions of space, connectivity and lifestyle amenities.

It reflects progress, intelligent urban renewal and a clear commitment to homes that align with modern aspirations and long-term value.



Swara Sakal Skycity reimagines modern living in the heart of Naranpura, offering meticulously curated 2, 3, & 4 BHK residencies, this architectural landmark blends sophisticated design with high-end luxury. Step into a world where smart innovation meets timeless elegance, crafter for those who demand a future ready lifestyle.



evolution

the evolution of
EXCELLENCE

SWARA SAKAL ✦
SKYCiTY
2 | 3 | 4 BHK ELEVATED LIVING

THE FUTURE
of naranpura
ASCENDS





WHERE *grandeur*
BEGINS

A thoughtfully designed
entrance that sets the tone for
prestige, comfort and elevated
everyday living.

AN
elegant path
UNFOLDS

An extended, beautifully
landscaped pathway that gently
transitions you from the outside
world to serenity.



ABOUT
the location

Located close to schools, hospitals, shopping hubs and transport routes, ensuring everyday convenience and seamless city connectivity.

Seamless link from
Ashram road to S P Ringroad

Upgrading soon from
80 ft. to 100 ft. road

- School 3 min
- Hospital 3 min
- Shopping complex 3 min
- BRTS Station 3 min
- Jain Derasar 3 min
- Temple 3 min



CALM
seating along
WATER BODY

Relaxed seating beside water
creates a peaceful retreat for
conversations and everyday
unwinding moments.



A LANDSCAPED
lawn area to
UNWIND

A beautifully landscaped lawn area designed for leisure moments and joyful community gatherings.

fun, recreation
& LEISURE

20+ leisure amenities



Box cricket



Wooden yoga deck



Mini celebration lawn



Sports coated playground



Luxurious lounging area



Gazebo with sitting



Multipurpose court



Sitting lounge



Outdoor sit outs



Skating rink



Senior citizen sitting



Indoor game



Kids play area



Ludo game flooring pattern



Toddlers area



Walking & jogging track



Swing sitting with exclusive entrance



Sit out bench



Entrance plaza



Building plaza



Arrival court



Waiting plaza



Drop off zone



signature
EXPERIENCES

20+ unique experiences

 Grand entry plaza with water body	 Water body cascade	 Gymnasium
 Bali style exotic entrance pavilion	 Resting Buddha with backyard water feature	 Zen garden
 Grand reception lounge	 Floating steps with water spout	 Lily pond
 High class 3 level security	 Celebration lawn with stage	 Palm tree court
 Valet parking	 Amphitheater	 Automatic entrance gate
 Central amenities with no vehicle zone	 Café lounge	 High speed elevators
 Exclusive water body	 Multipurpose hall	 Stretcher lift

safety &
SUSTAINABILITY

15+ safety and sustainability features

 Security cabin at entry & exit with personal toilet	 Visitor parking	 Ambience sound system in garden
 Separate rest room	 Multilevel basement parking	 Dense foliage wall
 Society office	 Garbage collection area	 Flower beds
 Intercom system	 Personal foyer	 Sculpture pots
 Video door phone system	 Solar panel on rooftop	 Ornamental lanterns
 Advance fire safety system	 Rain water harvesting	 Clustered shrub planting
 Housekeeping facilities	 Ambience lighting	

PLAY HARD AT
box cricket
PITCH

A dedicated Box Cricket zone
designed for energetic play
and friendly matches.



The children play area is
thoughtfully designed for safe,
and encouraging play with
social interaction.

FUN AWAITS AT
children play
AREA

WORK ON
your wellness
AT GYM

The gym is fully equipped with modern machines, promoting fitness and a healthy lifestyle daily.



The indoor games area offers fun, interactive activities for all ages, ensuring entertainment and engagement indoors.

UNLEASH YOUR
excitement in
INDOOR GAMES

GROUND FLOOR

ground

LEGENDS

- 01 BUS DROP OFF / PICKUP ZONE
- 02 MULTIPURPOSE COURT
- 03 SKATING RINK
- 04 OUTDOOR KIDS PLAY AREA
- 05 STAGE WITH STEPPED SITTING
- 06 OPEN LAWN
- 07 ZEN GARDEN WITH SENIOR CITIZEN SITTING
- 08 FLOOR GAMES
- 09 LOUNGE SITTING
- 10 COVERED GAZEBO
- 11 LINER SITTING
- 12 GRAPHICAL PLAZA
- 13 BOX CRICKET
- 14 STAGE
- 15 LAWN
- 16 LOOPED WALKING / JOGGING TRACK
- 17 MULTIPURPOSE HALL
- 18 ENTRANCE PLAZA
- 19 OUTDOOR SIT-OUT AREA
- 20 INDOOR GAMES
- 21 WATER SPOUTS
- 22 OUTER DECK AREA WITH COFFEE TABLE SITTING
- 23 GYMNASIUM
- 24 SITTING BENCH PLAZA
- 25 TODDLERS PLAY AREA
- 26 PLAZA
- 27 VISITORS PARKING



TYPICAL
FLOOR

typical

8

Towers

376

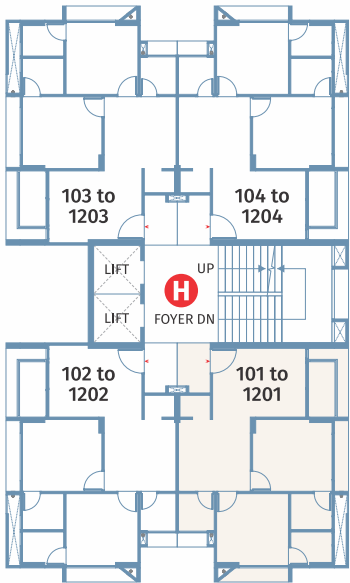
Total units

10.5 ft.

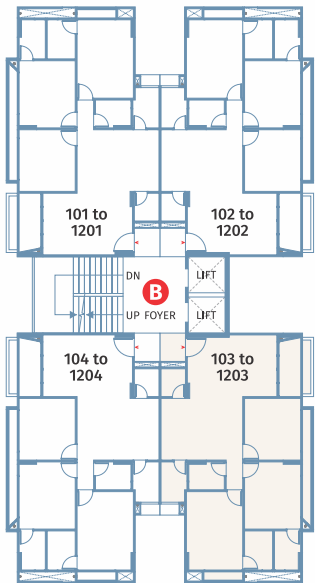
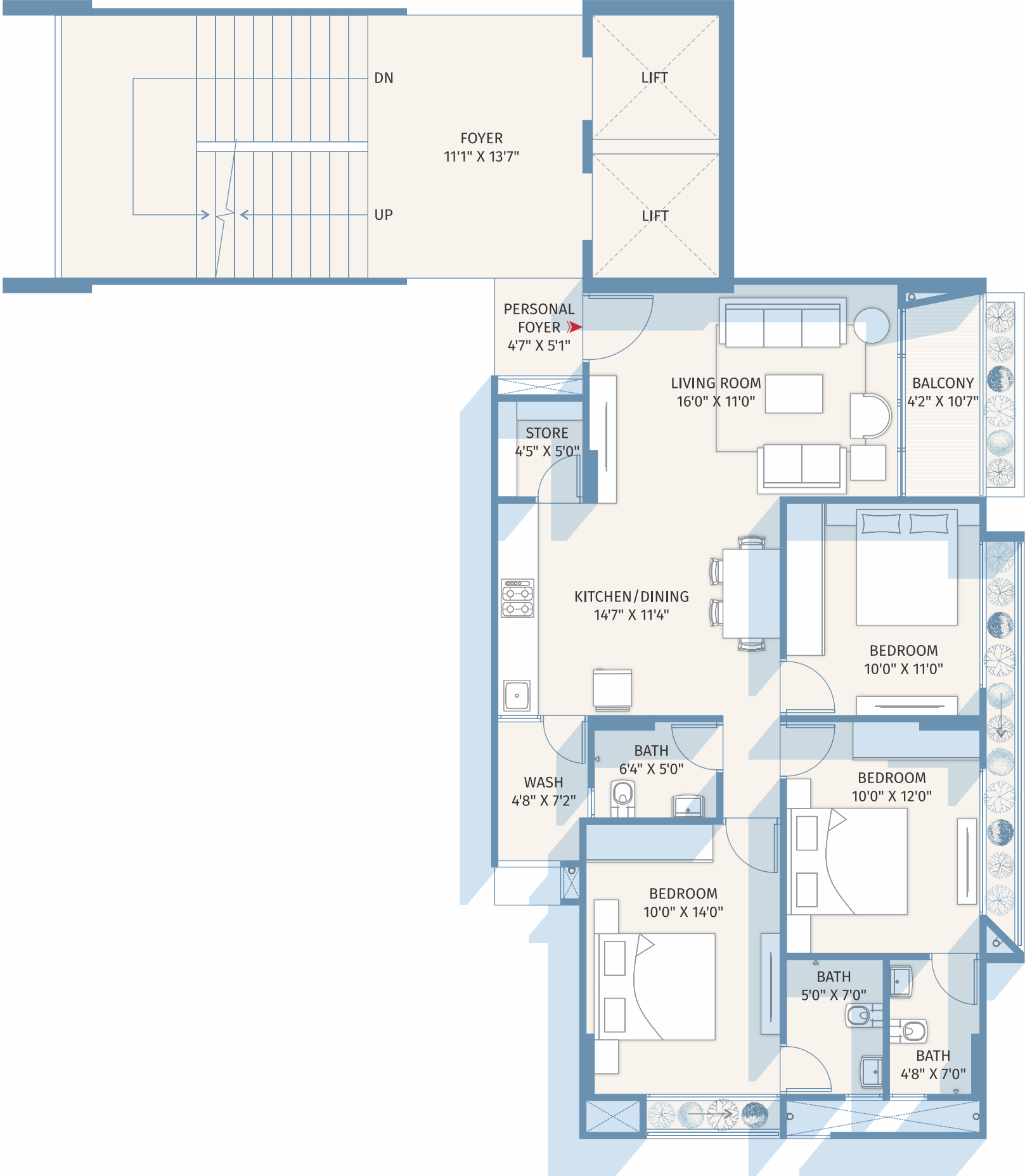
ceiling height in all
residences



2 BHK
TOWER – F,G,H



3 BHK
TOWER – A,B,C,D



4 BHK
TOWER - E



project
SPECIFICATIONS



Structure and wall construction
Earthquake resistant RCC frame structure design.
Internal walls finished with putty and primer.
External walls finished with weather proof texture paint over double coat cured plaster.



Flooring
Exclusive 1600 x 800 vitrified tile in living room, dining, drawing and kitchen.
Exclusive 800 x 1600 vitrified tiles in bedrooms.
Anti-skid / rustic tiles / granite flooring in balcony.
Quartz /Granite as kitchen platform.
Granite / kota flooring in wash yard.
All toilets with ceramic tiles flooring.
Kitchen with tiles till dedo in platform area.



Sanitary & plumbing
All sanitary ware of highest standard : Jaquar, Kohler, Duravit equivalent.
Chrome plated toilet fittings.
All toilet with wall hung water closet and wall hung / Table top basin.
Kitchen area with cold & hot water supply.



Electrical
3 phase power supply for smooth operation of all electrical appliances & automation system.
ISI modular switches & ISI certified wires in entire electrical wiring.
Entire unit safeguarded by ISI marked MCB / ELCB.



Door & windows
Main door with wooden flush door with open side polished veneer.
All internal doors with oil painted/laminate flush doors.
Sliding aluminium section window : Modiguard, Saint-Gobin, equivalent in all windows and balcony access doors.



Interior
AC drain pipes will be provided in all units. (No copper pipes will be provided.)



Water supply
24 hrs water supply / RCC tank.





SWARA SAKAL
SKYcity
2 | 3 | 4 BHK ELEVATED LIVING

DEVELOPER
SWARA
BUILDING HARMONY

SITE
Opp. Naranpura Post Office,
Naranpura, Ahmedabad – 380013

CONTACT
| sales@swaragroup.in



SCAN FOR LOCATION

RAA12345



<https://gujraa.gujarat.gov.in>



www.swaragroup.in

Notes

- Changes in elevation shall not be allowed to be done by members of society. All the government & semi-government charges like stamp duty, GST and any other tax by state or central government shall be borne by members. Legal documentation charges and Advance maintenance shall be borne by the members separately.
- All the rights reserved by a developer to make any changes in the layout plan, exterior elevation, dimension and other details there is to comply with statutory regulation shall be binding to all the members. Any additional liabilities due to changes in the by laws shall be borne by members. This brochure is just for an easy presentation of the project and should not be treated as a legal document. Subject to Ahmedabad jurisdiction.
- All pictures of amenities are for imagination only.